## DOC ID 20240001803

Corrected Warranty Page 1 of 2
Gary Christensen Washington County Recorder
01/19/2024 10:30:37 AM Fee \$40.00 By GT TITLE
SERVICES

MAIL TAX NOTICES TO GRANTEE AT: 42 S 850 W HURRICANE UT 84737



Property Reference Information:

Tax Parcel No(s).: H-PNTS-2-49, H-PNTS-2-50

Property Address(es) (if any):

ADDRESS UNASSIGNED, HURRICANE, UT 84737 ADDRESS UNASSIGNED, HURRICANE, UT 84737

\*\*\*THIS IS BEING RECORDED TO CORRECT GRANTOR ON ENTRY#S H-PNTS-2-49 AND H-PNTS-S-50 \*\*

## **WARRANTY DEED**

MB - PAINTED SANDS, LLC, a UTAH limited liability company ("Grantor"),

in exchange for good and valuable consideration, hereby conveys and warrants to

Construction Administrative Services LLC, a UTAH limited liability company ("Grantee"),

in fee simple the following described real property located in **WASHINGTON** County, Utah, together with all the appurtenances, rights, and privileges belonging thereto, to wit (the "Property"):

LOTS 49 AND 50, PAINTED SANDS PHASE 2, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE WASHINGTON COUNTY RECORDERS OFFICE.

With all the covenants and warranties of title from Grantor in favor of Grantee as are generally included with a conveyance of real property by warranty deed under Utah law, except for, however, the Property is subject to: (a) leases, rights of way, easements, reservations, plat maps, covenants, conditions, and restrictions appearing of record and enforceable in law; (b) zoning and other regulatory laws and ordinances affecting the Property; and (c) real property taxes and assessments for the year 2023 and thereafter.

[Remainder of page intentionally left blank. Signatures appear on the following page.]

Information for reference purposes:

GT Title File No.: SL55124CJ

Tax Parcel No(s).: H-PNTS-2-49, H-PNTS-2-50

Property Address(es) (if any):

ADDRESS UNASSIGNED, HURRICANE, UT 84737 ADDRESS UNASSIGNED, HURRICANE, UT 84737

## -Signature Page to Warranty Deed-

The undersigned person who signs this deed hereby represents and certifies that the conveyance of the Property hereby has been duly approved by Grantor and that he/she has executed and delivered this deed in his/her authorized capacity on behalf of Grantor.

Witness the hand of Grantor this 19 day of the hand

MB - PAINTED SANDS, LLC BY: MILLER BATES, LLC ITS: MANAGER

.....

MELISSA MILLER

Its: MANAGER

STATE OF UTAH

COUNTY OF Salt lake Sanuary, 20248

On this day of **Describer**, 2013, personally appeared before me MELISSA MILLER, who stated that he/she is the MANAGER of MB - PAINTED SANDS, LLC, the named Grantor of the within instrument, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument, and duly acknowledged that she executed this instrument in her authorized capacity on behalf of said company, intending to be legally bound. Witness my hand and official seal.

NOTARY PUBLIC

CASSONDRA CARPENTER
Notary Public State of Utah
My Commission Expires on:
April 2, 2024
Gemm, Number: 711322